

North Andover

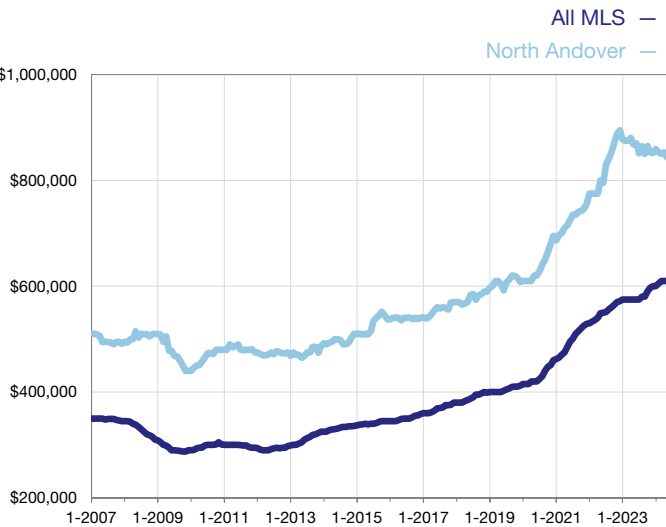
Single-Family Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	30	27	- 10.0%	70	65	- 7.1%
Closed Sales	14	17	+ 21.4%	45	46	+ 2.2%
Median Sales Price*	\$922,500	\$1,003,000	+ 8.7%	\$825,000	\$867,450	+ 5.1%
Inventory of Homes for Sale	14	22	+ 57.1%	--	--	--
Months Supply of Inventory	0.9	1.6	+ 77.8%	--	--	--
Cumulative Days on Market Until Sale	17	25	+ 47.1%	32	28	- 12.5%
Percent of Original List Price Received*	104.8%	106.3%	+ 1.4%	102.1%	103.9%	+ 1.8%
New Listings	31	31	0.0%	82	83	+ 1.2%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Condominium Properties	May			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
Key Metrics						
Pending Sales	7	24	+ 242.9%	49	63	+ 28.6%
Closed Sales	10	7	- 30.0%	44	40	- 9.1%
Median Sales Price*	\$327,500	\$401,000	+ 22.4%	\$360,000	\$430,000	+ 19.4%
Inventory of Homes for Sale	8	9	+ 12.5%	--	--	--
Months Supply of Inventory	0.8	0.9	+ 12.5%	--	--	--
Cumulative Days on Market Until Sale	19	22	+ 15.8%	27	25	- 7.4%
Percent of Original List Price Received*	102.0%	101.8%	- 0.2%	102.1%	100.6%	- 1.5%
New Listings	11	21	+ 90.9%	51	70	+ 37.3%

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties
Rolling 12-Month Calculation

